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0017007225
FIDELITY NATIONAL TITLE

Doc#: 1717049018 Fee: \$56.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/19/2017 08:47 AM Pg: 1 of 5

Dec ID 20170601669611
ST/CO Stamp 1-743-260-096 ST Tax \$266.00 CO Tax \$133.00

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS

Bruce J. Anderson and Joan E. Anderson, a
married couple

(The Above Space for Recorder's Use Only)

husband and wife

THE GRANTORS Bruce J. Anderson and Joan E. Anderson for and in consideration of TEN AND 00/100 DOLLARS (\$10.00) and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Joseph Tracy and Victoria Tracy, a married couple as tenants by the entirety of 10118 S. Fairfield, Chicago, IL 60655, as, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

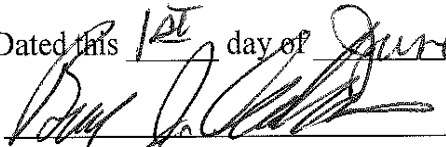
SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"
Permanent Index Number(s): 24-11-407-006-0000

Property Address: 10005 S. Spaulding, Evergreen Park, IL 60805
Ave.

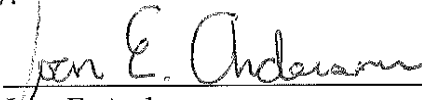
SUBJECT TO: TAXES NOT YET DUE AND PAYABLE

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 1st day of June, 2017.



Bruce J. Anderson (Seal)



Joan E. Anderson (Seal)

REAL ESTATE TRANSFER TAX

08-Jun-2017



COUNTY: 133.00
ILLINOIS: 266.00
TOTAL: 399.00

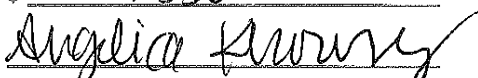
24-11-407-006-0000

| 20170601669611 | 1-743-260-096

No. 3684

Village of Evergreen Park

\$ 1330.00



Real Estate Transaction Stamp

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS,
COUNTY OF *Will*)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Bruce J. Anderson personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered in the instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 1st day of June, 2017.

Diane M. Spallina
Notary Public

STATE OF ILLINOIS)
) SS,
COUNTY OF *Will*)



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Joan E. Anderson personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered in the instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 1st day of June, 2017.

Diane M. Spallina
Notary Public



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THIS INSTRUMENT PREPARED BY

Castle Law LLC
13963 S. Bell Road
Homer Glen, IL 60491

MAIL TO:

Skoubis & Mantas LLC
1300 Higgins Rd Ste 209
Park Ridge, IL 60068

SEND SUBSEQUENT TAX BILLS TO:

Joseph Tracy
10005 S. Spaulding
Evergreen Park, IL 60805

Property of Cook County Clerk's Office

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EXHIBIT A LEGAL DESCRIPTION

LOT 18 IN BLOCK 2 IN PEACE MEMORIAL RESUBDIVISION OF BLOCK 2 (EXCEPT LOTS 8 TO 17 BOTH INCLUSIVE) ALL OF BLOCKS 3 AND 4 (TOGETHER WITH VACATED PART OF WEST 101ST STREET AND PUBLIC ALLEYS IN SAID BLOCKS 3 AND 4 (EXCEPT THE SOUTH 2.31 FEET OF LOT 2 ALL OF LOT 3 AND LOT 4 (EXCEPT THE SOUTH 4.35 FEET THEREOF) TOGETHER WITH THE EAST 7 FEET OF VACATED ALLEY LYING WEST OF AND ADJOINING SAID LOTS IN SAID BLOCK 3) IN CHASE'S ADDITION TO WASHINGTON HEIGHTS, BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTH EAST 1/4 AND THE NORTH 1/2 OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 11, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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FIDELITY NATIONAL TITLE

20 N. CLARK - SUITE 220, CHICAGO, ILLINOIS 60602

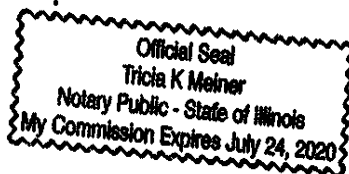
PHONE: (312) 621-5800
FAX: (312) 621-5033

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated June 1st, 2017 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the
said Agent
this 1st day of June
2017



[Signature]
Notary Public

The grantor or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated June 1st, 2017 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the
said Agent
this 1st day of June
2017



[Signature]
Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or A/EI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]